

Expanding Horizon

Lake Forest Park
Real Estate Update
Issue 92 July/August 2017

After a wild first half of 2017, the housing market calmed slightly in July and August. That's not necessarily unusual as many buyers and sellers take vacations or are closing on their sales and moving during the summer months. Activity typically ramps back up in September and October as those who want to make a move before the holidays start to get more serious.

While I don't expect the same frenzied market as the first half of this year, I still expect to see a pretty robust fall season for real estate in Lake Forest Park. New listings will increase and buyer traffic should improve. As always, the market is constantly adjusting though, so please contact me for a free personal consultation if you are considering a move in the next few months.

For your information, the following is a list of recently sold and closed homes near you in Lake Forest Park. You can also visit this direct link at www.LFPHomeSales.com anytime to see all the sold homes in the last 3 months. Feel free to navigate to other pages on my website for more Real Estate information and statistics for King and Snohomish Counties.

Address	Bed	Bath	Year	Lot Size	SqFt	\$/SqFt	DOM	List Price	Sale Price	SP%LP
19522 35th Ave NE	3	2.25	1977	8,840	1,640	\$293	19	\$465,000	\$480,000	103%
17547 47th Ave NE	2	0.75	1916	12,980	780	\$653	7	\$415,000	\$509,000	123%
5119 NE 187th St	4	1.75	1930	8,019	1,810	\$312	6	\$550,000	\$565,000	103%
19344 35th Ave NE	3	2.25	1984	7,488	1,610	\$380	10	\$525,000	\$612,000	117%
18900 32nd Ave NE	4	2.5	1989	12,645	1,890	\$331	6	\$590,000	\$625,000	106%
18436 Ballinger Way	3	2.25	1955	12,375	1,930	\$334	7	\$575,000	\$645,000	112%
20255 37th Ave NE	4	3	1984	32,234	2,410	\$268	10	\$645,950	\$645,950	100%
19607 40th PI NE	4	2.5	1969	11,800	3,030	\$222	11	\$685,000	\$673,000	98%
20223 42nd Ave NE	5	2.5	1968	10,970	3,080	\$221	16	\$695,950	\$680,000	98%
19524 38th Ave NE	5	2.25	1964	12,000	2,647	\$265	12	\$685,000	\$701,000	102%
19724 30th Ave NE	4	2.5	2001	6,031	2,480	\$290	6	\$650,000	\$720,000	111%
3023 NE 192nd St	4	2.75	1975	8,768	3,180	\$233	9	\$744,800	\$740,000	99%
4402 NE 187th PI	3	2.75	1976	18,854	2,310	\$336	6	\$699,000	\$776,000	111%
4767 NE 178th St	5	2.5	1961	11,596	3,760	\$211	4	\$742,000	\$795,000	107%
19407 37th Ave NE	5	3.5	1949	9,198	3,160	\$259	6	\$719,950	\$817,950	114%
19828 47th Ave NE	3	2.5	1987	27,323	2,440	\$364	7	\$775,000	\$887,000	114%
19336 47th Ave NE	3	2.75	1948	18,912	3,845	\$304	120	\$1,247,000	\$1,170,000	94%
Averages:				13,531	2,471	\$310	15	\$671,156	\$708,347	107%
High:		\$1,170,000		Low:		\$480,000		Median:		\$680,000

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*Statistics not compiled or published by NWMLS
This is not intended to solicit property already listed.